

# WHS & HANMER SCHOOL BUILDING COMMITTEE

## REGULAR MEETING MINUTES

### MONDAY MARCH 9, 2015

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman			x
	J. Edward Brymer Jr., Vice Chairman	x		
	Daniel Camilliere	x		
	Frank Dellaripa	x		
	Diane Fitzpatrick, Clerk	x		
	Peter Gardow	x		
	David Drake			x
<b>Liaison Present</b>	Steven Barry, Council Liaison			x
	Mike Turner, Staff Liaison	x		
	Gina Deangelo, Board of Ed.			x
<b>Staff Present</b>				
	Jeff Bridges, Town Manager	x		
	Mike Emmett, Supt. Schools			x
	Tom Moore, WHS Principal			x
	Fred Bushey, Dir of Maintenance	x		
	Lori Schroll, Administrative Analyst - Engineering	x		
	Sally Katz, Dir. Of Physical Services	x		
<b>Guests Present</b>	Rusty Malik, Quisenberry Arcari	x arrived at 6:50		
	Gus Kotait, O&G Construction	x		
	Mark Jeffko, O&G	x		
	Keith Raffanello	x arrived at 8:30		
	John Morris	x arrived at 6:49		

**Call to Order:** Vice Chairman Brymer, in the absence of Chairperson Fortunato, called the meeting to order the order at 6:32 p.m. in the lower level Meeting Room at the Board of Education in the Stillman Building.

**Vice Chairperson Brymer stated that there is no need to have Executive session as our Town Attorney had provided sufficient guidance at previous meeting executive session.**

**Public Comments - None**

#### 1. Approval of Minutes:

**a. Minutes of the February 23, 2015 special meeting.** Motion was made by Frank Dellaripa to accept the minutes, seconded by Dan Camilliere; Discussion – none  
**All present voted in favor with the above change.** Ed Brymer abstained.

#### 2A. Expenditures:

##### a. Fuss & O'Neil - Invoice #0012601 - 2/23/15 - \$52,688.25

Motion was made by Diane Fitzpatrick to pay this invoice, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

##### b. BVH - Inv. #02112129.00-20 - 2/24/15 - \$4,642.60

Motion was made by Diane Fitzpatrick to pay this invoice, seconded by Dan Camilliere; Discussion – none

**All present voted in favor.**

**c. Halloran & Sage - Inv. #1175055 - 2/16/15 - \$1,417.50**

Motion was made by Diane Fitzpatrick to pay this invoice, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**2B. Contractor Requisitions**

**a.\* Urban Contractors - Req. #0005 - 1/31/15 - \$40,199.24**

**Diane Fitzpatrick made the motion to untable Urban Contractors, seconded by Dan Camilliere; Discussion –none. All present voted in favor.**

Motion was made by Diane Fitzpatrick to pay this invoice, seconded by Dan Camilliere; Discussion – staff provided a clean copy of this requisition without handwritten notations to replace the one tabled.

**All present voted in favor**

**b. Cherry Hill - Req. #0007 - 1/30/15 - \$536,651.77**

Motion was made by Diane Fitzpatrick to pay this invoice, seconded by Dan Camilliere; Discussion – Diane asked about if they were able to figure out what was going on with the windows by the media center; Gus said it was a rolled gasket and it was replaced.

**All present voted in favor**

**3. Change Orders**

**a. \*PCO #118 - SMI - Re-Containment for Floor Cleaning - 12/22/14 - \$55,659.00**

Diane Fitzpatrick made the motion to remove PCO #118 off the table, seconded by Dan Camilliere; Discussion - none.

**All present voted in favor.**

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – Diane asked what is going on with this; Mike explained that it is the full change order, based on the discussion with the Town Attorney. The Attorney told the building committee to deal with this PCO separately from the Sonitrol issue. Mark confirmed he reviewed the tape recordings and said there were no discussions during the scope meeting about re-containment, so the Town owns it.

**All present voted in favor**

**b. #1 - STL - Staff Recommendation to increase PO by \$19,000, 2/25/15 - \$19,000**

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – Mike stated this increase is to keep them available until O&G can get the Committee a budget for the rest of the project.

**All present voted in favor**

**c. PCO #193 - GDS - Corr 37 Wall Furring - 2/19/15 - \$2,537.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**d PCO #194- GDS - Drywall for Elec. Panel - 2/19/15 - \$2,081.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**e. PCO #195 - GDS - Add drywall work - 2/19/15 - \$4,224.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – Peter asked if any of these were out of the ordinary, Gus said these were all to do with increases to wall sizes

and to hide pipes. Peter asked if everything being hidden will be put on the As Built drawings for the future, Gus said yes it is going on the drawings.

**All present voted in favor**

**f. PCO #196 - GDS - Add Chase Walls - 2/20/15 - \$3,548.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**g. PCO #197 - GDS - Add drywall work - 2/20/15 - \$2,968.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**h. PCO #198 - Ferguson - Temp power - admin - 2/23/15 - \$5,503.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – none

**All present voted in favor**

**i. PCO #199 - SMI - Credit Sonitrol removal - 3/4/15, \$(24,687.50)**

Diane Fitzpatrick made the motion to add an adjustment to the SMI PCO #199 from (24,687.50) to \$33,800.50, seconded by Peter Gardow; Discussion: none

**All Present voted in favor**

Motion was made by Diane Fitzpatrick to reduce SMI's contract by \$33,800.50 to cover the cost to the Town for the Sonitrol removal, seconded by Dan Camilliere; Discussion - none

Diane Fitzpatrick made a motion to add an adjustment to Ferguson Electric to the Agenda, seconded by Peter Gardow; Discussion - none

**All Present voted in favor.**

Motion was made by Diane Fitzpatrick approve Ferguson Electric's contract by \$8,983.00 to do the wiring for the Sonitrol panel, seconded by Dan Camilliere; Discussion – Peter asked if a meeting took place between the Town and SMI to resolve the issues, Jeff responded yes and said that this action is not unknown to SMI.

**All present voted in favor**

**j. PCO #200 - Ferguson - Add AI Phones - 2 - 2/23/15 - \$7,862.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – none

**All present voted in favor**

**k. PCO #201 - Ferguson - Temp Light Bulb Replacement - 2/23/15 - \$4,585.00**

Motion was made by Diane Fitzpatrick to table PCO #201, seconded by Dan Camilliere; Discussion – Peter asked about why are we paying for this, Gus explained that when the transformer blew, it made the light bulbs blow too. So they had to replace the bulbs and then there was an accident that that blew out the bulbs again so they needed to be replaced. Peter asked if the Town is going to go after the parties responsible for these act, Mike asked if it should be the Town or Ferguson that should be going after them. Peter said he can't believe they had to be replaced twice already. Mark said he will ask Ferguson for a better explanation on what caused these blow outs.

**All present voted in favor**

**l. PCO #202 - Ferguson - Tech Ed Relocate Existing - 2/23/15 - \$8,785.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – none

**All present voted in favor**

**m. PCO #203 - GDS - Duct opening lower gym roof - 2/23/15 - \$1,568.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none

**All present voted in favor**

**n. PCO #204 - GDS - Roof parapet at elev. - 2/23/15 - \$1,450.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none  
**All present voted in favor**

**o. PCO #205 - Waterbury Masonry - Margarite back charge - 2/23/15 - \$0**

Diane Fitzpatrick made the motion to add an adjustment to the Waterbury Masonry PCO #205 from (\$0) to \$5,517.00, seconded by Peter Gardow; Discussion: none

All Present voted in favor

Motion was made by Diane Fitzpatrick to accept PCO #205, seconded by Peter Gardow; Discussion – none

**All present voted in favor**

**p. PCO #206 - L&P Gate - Added steel stair 12 - 3/5/15 - \$13,248.97**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – none  
**All present voted in favor**

**q. PCO #207 - SMI - Glue daubs auditorium ducts - 3/5/15 - \$21,517.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – Peter asked what is a glue daub? Mark said it is the adhesive they put on the ductwork, it is treated like asbestos. Peter asked could this have been found in any of the inspections. Gus said it was at the roofline of the auditorium. Peter asked if it is anywhere else in the building, Rusty said it's hard to say. Gus stated that we are receiving a credit from MJ Daly, but haven't received it yet, Jeff stated he hopes it is significant since the change order is. Rusty said that Fuss & O'Neil has said that SMI owes a \$3,000 credit on this item, but SMI gave us a credit figure of only \$1500, so there is a discrepancy between them. F&O feels the credit should be \$1500 larger.

Diane Fitzpatrick withdrew her original motion, seconded by Peter Gardow.

**All present voted in favor.**

Diane Fitzpatrick made the motion to pay PCO #207 in the amount of \$19,869 (\$21,517 less added \$1,500 credit), seconded by Dan Camilliere; Discussion - none

**All present voted in favor.**

**r. PCO #209 - CT. Mason - Lintel door 70D - 2/25/15 - \$1,331.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – Frank asked aren't there a lot of these, Gus said they located about 7 or 8 of them this weekend alone. He continued on to say that they assume there is a lintel there when you take the door off, unfortunately in the past the door frame acted as a lintel. Peter asked what they are made of, Gus said steel plate, and Peter said this cost sounds reasonable; it is a lot of work to do this.

**All present voted in favor**

**s. PCO #210 - SMI - Saw cut demo bay window slab - 3/4/15 - \$4,995.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – This is above the main entrance; Rusty said that it is extra because the drawing did not say to take it out.

**All present voted in favor**

**t. PCO #211 - L&P Gate - Brick shelf plate corr. 70 - 2/27/15 - \$2,643.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Peter Gardow; Discussion – Frank asked if this is a lintel type of thing, Gus said it was for an area where we removed a wall and there brick above it that was unsupported so we had to weld a plate to an existing beam to hold the brick in place so it doesn't fall.

**All present voted in favor**

**u. PCO #217 - CT. Mason - Demo Masonry G200 - 3/2/15 - \$863.00**

Diane Fitzpatrick made the motion to accept this, seconded by Peter Gardow; Discussion: none  
**All Present voted in favor**

**v. PCO #218 - Ferguson - Temp elec hookup for trades - 3/5/15 - \$0**

Diane Fitzpatrick made the motion to add an adjustment to the Ferguson PCO #218 from (\$0) to \$2,151.00, seconded by Peter Gardow; Discussion: none

**All Present voted in favor**

Motion was made by Diane Fitzpatrick to accept PCO #218, seconded by Peter Gardow; Discussion – none

**All present voted in favor**

**w. PCO #219 - Ferguson - Add type D light fixture - 3/5/15 - \$626.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – none  
**All present voted in favor**

**x. CO#2 - Abatement Ind. Group - PCB Removal - 3/4/15 - \$13,787.00**

Motion was made by Diane Fitzpatrick to accept this, seconded by Dan Camilliere; Discussion – Question was raised regarding did this company go through the bid process, Jeff said they were the 3<sup>rd</sup> bidder when we put out the abatement bids, and they are also on the State Contractors list. This was for the ductwork in the teachers' lounge.

**All present voted in favor**

**\*tabled from 1/5/15 Special Meeting**

**4. New Proposals**

a. CDW-G battery backup UPS \$ 27,776.61 - Fred spoke for Keith who was stuck in traffic and said it is to back up everything and gives about 7 hours of back up. Keith arrived midway thru the discussion, and reiterated what Fred said. This item comes out of the FF&E budget and is budgeted for. Frank Dellaripa made the motion to accept this proposal, seconded by Peter Gardow; Discussion - none

**All present voted in favor**

**4. Architect/CM**

**a. O&G Monthly Report -**

Gus went over the revised schedule:

They are still renovating phase 2a, should be a July turnover

Auditorium is phase 2b - 2015 turnover

Summer of 2015 - start in June and finish by August - Cafe and Kitchen

Classroom - phase 3a - will be starting in July for abatement but the renovation will not start till September.

Phase's 3b/4 and 5a will be pushed out. Phase 4 will move from July, 2015 to January, 2016; Phase 5a will move from February, 2016 to August, 2016; Phase 5b will move from July, 2016 to September, 2016.

Diane asked if there is any water leaking in the cafe, Gus responded no they haven't seen anything, Fred Bushey and Anthony Dignoti have checked and haven't seen anything either.

Gus outlined the following ongoing work: They will be starting the cat walk in the Auditorium tomorrow.

They have to order the spiral duct because it takes at least 6 to 8 week to get

Gus said we have to release the café windows soon in order to get them for the summer.

MJ Daly is working on the mechanical piping.

The roof curbs will be done this weekend.

The bay window - the slab has been cut and they can now start enclosing that part of the building.

He will be meeting with Rusty tomorrow to go over the changes in the walls on the 200 level.

As of March 6<sup>th</sup> they will be working on the phase in Area G from the 500 level down.

Area H there is a truss in the floor that conflicts with the ductwork so it has to go, so they will be looking at that too.

**b. Safety & Security - Gus let the committee know that a masonry beam that wasn't held up with a lintel fell. No one was hurt.**

**C. Architects Report** - Ed said to Rusty that he wants to make sure the committee understands what is going on in the Trainers office.

Rusty stated the following:

They have been working on obtaining the correct auditorium seats - Rusty said that they had specified a certain seat as well as 2 comparable seats from other manufacturers. He said he has rejected the manufacturer and seat the Contractor showed him and the contractor's response is that they feel it meets the criteria and it didn't have to meet the criteria based design, and a certain grade steel. Rusty wrote a letter stating it is critical to get these seats the ones they suggested did not meet the specs. Frank asked if O&G can give the contractor a directive and if not then we should go to court.

The next item is the sound system in the Auditorium. This is part of the FFE package and there is approximately \$100,000 designated for this. Rusty went on to say originally the sound station was designed in the back of the auditorium, he has since received a request from school staff to have it moved to the middle of the auditorium. This would require taking some seats out of the cross aisle location, but then the ones in the back would be added back in. The conduit would need to go from mid location to underneath the stage. Rusty has requested a 3 inch conduit to be run; he said it was requested by the school that multiple 6 inch conduit be used.

Diane asked why they are changing it now. The Committee agreed that the consensus was not to change the drawing of the auditorium but to add a 4 inch conduit instead of 3 inch. Frank said to make sure someone marks the conduit so when they put the seats in they don't put holes in it.

Rusty said he brought in some 3M window sun glare options/samples for the Committee to look at. Questions were asked about what time of day the sun comes in, and would it be better to get window treatments, but Rusty said they wouldn't work because the windows are too high up to control the shades. He continued on to say this would match the frosted glass from the outside, maybe we can do a sample on 1 window to see how it looks. Rusty said he will get back to the Committee with a cost on this.

Rusty continued on to say that there was a request for some changes in the Trainers office. The items that need to be changed are: add sink to trainer's office; change the type of washer and dryer from stacked to commercial; and provide some built in casework, rather than furniture.

Rusty said that the space for the washer and dryer is just big enough for the stacking kind, and will not fit the commercial set. But they can be moved to a location across the hall in a storage room behind the concession stand. Rusty will be getting a price for this and to add a sink to the Trainers office, Ed said this needs to be done.

Also, the Athletic Director wants to have the frosted glass taken out and clear glass put in so he can see the kids outside. The Committee asked how much this would cost and if the frosted glass can be used somewhere else in the school.

Mike said he had gotten an email for \$19,000 for theatrical lighting material only changes, Rusty said this document does not have anything to do with those lights, he is trying to find out what this is for so he has sent it to his Engineer.

**5. Correspondence - none**

## 6. Committee Reports:

**Site-work / Construction** – Frank stated that at the meeting last week and listened to Mr. Moore regarding a punch list. Rusty explained that one of the items on the list is the casework in the trainer's room. Before the renovation this room had built in casework, it is designated to be replaced with cabinetry that is in the FF&E budget, they the AD would really want the built in casework. Frank said that the next thing is the issues with the colors in the gym; they are hearing from the parents that the padding is the blue is light and the lettering on the floor should be white but it is light blue. Frank continued on that there does need to have one outlet to plug in jack directly in the gym so they can plug an iPod in, Jeff said put a blue tooth receiver in. Rusty said that is what they are looking at getting prices for both a jack and a bluetooth receiver option.

**Communications** - Ed stated that the tour went well, people are asking questions regarding why the girls & boys locker room floors are cracking.

**Technology/Furniture** – Fred said that all ordering of next wave of furniture is on hold till 7/1/15.

**Energy/Commissioning** –Peter said that BVH was out last week to inspect, and said there is note on the report regarding RFI 512, Rusty said this has been responded to. There is one item that has not been responded for #48, this has been from December - action needs to be taken by O&G, Peter said it would be nice to have them all filled in. No new items, 61 items on the list, 37 open items, and 17 closed items.

**Finance** – Jeff said that they have been receiving 20% instead of 50% of the reimbursement rate from the State. He continued on to say that Mike Emmett has sent an email to Paige at the State regarding this, this will determine when the next bond issue will take place.

## 7. Old Business -

**a. Status UST abandonment** - Clean Harbors - Mike said the tank has been filled with concrete, paperwork will need to go to DEEP. Mike said that Clean Harbors has given us indication that there will be a change order due to the volume of the material they disposed of. They also said it took them 26 days longer than proposed, so there may be a claim for some additional time there. Mike said that they were told to work that out with Fuss & O'Neil, this bid was a lump sum bid, so we are waiting for the Fuss & O'Neil to review their claim.

Jeff said that after the CLP transformer was damaged, the Town submitted the cleanup costs to CL&P to pay. CL&P has rejected that claim; there was confusion on who said what to whom on site that night and the next day. We have submitted this to our insurance company under the Builders Risk policy, now it sounds like CL&P is going to go back and reconsider their position. There is confusion on who owns this transformer, and if CL&P owns it they should have taken charge that evening.

Frank stated he had 2 additional things, first he couldn't tell the old from the new lighting in the gym, and where are we with the light fixtures? Rusty said they told him they had a sample that was going to be delivered to his office, but he hasn't received them yet. Frank said we need to give them a directive to get the items to Rusty. Rusty said that everything but the T fixture is approved, once he gets the sample they and approves it they can be ordered. Gus will ask the vendor to get that to him.

## 8. New Business - none

**9. Upcoming Dates**

- a. March 16, 2015 next Town Council meeting
- b. March 23, 2015 next Building Committee meeting

**10. Adjourn** - Motion made by Peter Gardow seconded by Dan Camilliere to adjourn.  
**All present voted in favor.**

Meeting adjourned at 9:45 p.m.

I hereby certify that the above is a true copy of the minutes approved by the High School & Hanmer Building Committee.

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**Diane Fitzpatrick, Clerk**